

The Bridge to SF begins in Stockton



The new Oakland span is scheduled for completion in 2007.

The Treasure Island-to-Oakland section of the Bay Bridge will come tumbling down, gently and carefully to be sure, in about five years. A glittering new replacement will be a closer match for the classic San Francisco span, with a cable-supported section followed by a smooth skyway.

When travelers roar over the San Francisco Bay in 2007 or so, they will be supported by a mile and a half of the new bridge that was poured, cured and shipped from a



Kiewit-Pacific's operations are visible from I-5.

huge construction site near the Port of Stockton.

Mike Brooks, project manager, said the decision to locate the project in Stockton came after review of three possible sites. "Stockton treated us well and they were more amenable to the project than the two others we looked at," he said.

Each concrete section is 30 feet long, 90 feet wide and more than 30 feet deep. Each one is made of nearly 300 yards of concrete.

Everything at the site is just plain big. The hunks of concrete that will be poured require machinery and forms that dwarf a locomotive. Moveable cranes reaching into the sky will pluck the sections from their forms and lay them down in a curing area to strengthen for two-to-six months.

"Each segment is pretty heavy—780 tons or 1.6 million pounds," he said. "This project is one of the largest in terms of segment size that I know of."

The tops of the skyway segments will serve as a road deck five traffic lanes wide. The bottoms will rest upon some of the largest bridge piles ever driven in the Bay Area.

It's part of the seismic retrofit required when the life expectancy of the Oakland span became clearly short, following the Loma Prieta earthquake of 1989.

The Skyway segment is the largest contract in Caltrans history: price tag—\$1.04 billion.

The place where all this concrete will be poured is under construction just now, but it will take up most of the 80-acre, waterfront site. In five years it will be gone.

"I know it doesn't look like it, but this is a temporary site," said Brooks. "Once we have the segments done, they will be shipped to the Bay on barges from here, then we will take it all down and move on."

"We will have roughly 150 people employed here. About a third will be staff and the rest will be hired from the local Union halls," he said.

A Kiewit Pacific-led group is performing the project. Peter Kiewit Sons', Inc. is one of North America's largest construction firms.

Economic Indicators, December 2002

● Prime Rate: 4.75 percent

The Prime Rate has remained unchanged since Dec. 9, 2001. From the Wall Street Journal: "The base rate on corporate loans posted by at least 75 percent of the nation's largest banks."

● Consumer/Producer Price Index

CPI	PPI
Core Rate	Finished Goods

Dec. 180.9

The most widely used measure of inflation, the CPI is an indicator of the effectiveness of government policy. Business executives, labor leaders and other private citizens use the index as a guide for economic decisions

Dec. 139.1

The Index measures prices of goods at the wholesale level. The market tracks the finished goods index most closely, as it represents prices for goods ready for sale.

● San Joaquin Co. Employment Trends, to June

California Employment Development Department, Labor Force and Unemployment Data

Posted January 15, 2003

Monthly labor force data for San Joaquin County (not seasonally adjusted)

	Labor Force	Employment	Unemployment	Rate
Oct.	274,200	238,000	26,000	8.6%
Nov.	273,500	244,000	28,600	10.5%
Dec.	268,700	240,500	28,200	10.5%

● Stockton's Permit Activity

Figures are for calendar year 2002 through Dec. 31, 2002

Residential	YTD 12/01	Valuation	YTD 12/02	Valuation
Single-family	1,551	235,194,470	2,431	386,600,651
Multi-family	13	4,463,638	30	25,337,462
Additions, etc.	980	8,991,457	996	10,647,888
Totals	2,544	248,649,565	3,457	427,586,001

Commercial	YTD 12/01	Valuation	YTD 12/02	Valuation
Industrial	6	20,5567,634	7	15,597,915
Commercial	32	36,069,984	24	30,209,952
Other	9	2,428,091	23	9,430,369
Additions, etc.	441	45,295,879	457	55,181,393
Totals	500	115,123,519	538	139,805,109



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Stockton becomes Incredible

Okay, you've caved in to the unending pleas, the big, wide innocent eyes and the heart-tugging cuteness. You've agreed to take the children to this place on Pershing Avenue in Stockton where they can eat their fill of pizza and play loud games.

Sigh...It's one way to get dinner into them on a Friday night. So you go. The first thing you notice is the way it commands the corner of March and Pershing—the place is big, and in the late afternoon light the sign for John's Incredible Pizza glows like a homing beacon for the Goodyear blimp.

Parking is easy and close, so you herd up the critters and work them toward the door. In

no time, they're pulling you along and in you go. Amazing.

The place is huge. Over to the left is the largest game room you've ever seen and to the right...hmmmm, every kind of salad and pasta and pizza and dessert you can think of.

This is not your usual pizza place. There are 44,000 square feet of food, entertainment and themed meeting and dining rooms inside. You can relax in quiet comfort and enjoy a good dinner, or you can sit in the heart of the action, watching cartoons on a monster

screen while the children scamper off to play in the game room.

Every now and again they can return to slurp up a towering ice cream sundae. (After they've finished all their pizza, pasta, soup and bread, of course.)

A few minutes later you find yourself drawn into the fun, flitting from video game to video game, when out of the corner of your eye you see your heart's delight—bumper cars! Just like at the carnival when you were a kid!

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INSIDE



The new Bay Bridge begins in Stockton.



A Foxy lady returns in grand style.



Look for a City-led nationwide interactive marketing campaign on CD.



Dirt's being moved around all over Stockton. This is for a new shopping center.

A closer look...

Nationwide CD marketing campaign will tell Stockton's business story:

This is a cost-effective and competitive place to do business.

Five thousand interactive CDs containing Stockton's economic information and links to the "For Business" section of the City's website will be available within the month.

(www.stocktongov.com)

Founded on a \$7,500 grant from PG&E, the program was built from additional support of \$5,000 each from the San Joaquin Partnership, the Port of Stockton and the University of the Pacific. The Stockton Sports Commission added another \$1,000. Look for us in your mail or at your next trade show! You can beat the rush and get your copy by calling Janice Souza at 209.937.8862.

We knew it all along, but *Sunset* and *Forbes* found out too!

Stockton is one of the West's best places to live; it's one of the best places in the nation to do business.

The *Stockton Record* reported last spring that *Forbes* business magazine increases the Stockton-Lodi area to No. 24 out of 300 surveyed areas for growth, jobs and high-tech strength.

Also last spring, *Sunset* named Stockton as one of the "West's Best Places to Live." Calling the city a high-tech urban forest, Stockton was applauded for being a city of trees.

Tree planting started in the 1920s and now Stockton can count 100,000 trees that shade the streets in the summer and offer up the glories of color in the autumn. It's a decades-long City commitment.

A Closer Look continues, right



From the Front Page

"We came to Stockton because this location, between I-5 and State Route 99, became available," said Stockton marketing manager Angelo Sandoval. "And we were looking for something this size, something big enough to build a location where we can really cater to families."

"We are doing really well. We're packed on Friday, Saturday and Sunday. One of the cool things we do—and we do lots of them—is to serve folks waiting in line



letes with a buffet and a drink. Programs for teenagers are also available, said Sandoval.

John's Incredible Pizza Co., is a great addition to Stockton. It anchors a corner on a busy intersection, provides job opportunities and offers residents and businesses a spot to have plenty of good fun and good food in a clean, safe place.

John's Incredible Pizza Co is located at 4555 N. Pershing Avenue. Telephone: 209.954.1111.

hot bread sticks and a refreshment," said Sandoval.

John's "cool things" include free programs that let teachers and coaches award outstanding students and ath-

Alamo Group breaks ground for national-brand shopping center

The land used to be a busy furniture store, but times changed and land on the corner of Pacific and Hammer fell empty for several years.



With the steady growth of the Stockton and San Joaquin area economy, a development group from the East Bay thought it was time to turn the property into a shopping center anchored by national-brand stores.

"We enjoyed very good luck with the City's Economic Development Department," said Alamo Group president Don

Gaube. "We worked with them to determine fee estimates; if we are having problems with the Building Department, they help us with that."

"The City has been outstanding to work with," he added.

Pacific Town Center will hold 170,000 square feet of retail space. National brand stores include Pier One, Linens and Things, TJ Maxx and Toys R Us. There will be 15 stores in all.

The corner of Pacific and Hammer Lane joins two of Stockton's busiest streets.

Ground was broken in early December and completion is expected in June 2003. The Alamo Group is headquartered in Walnut Creek.



Cinema palaces return to Stockton

Grand movie palaces lighted nights in the Valley during the Hollywood heydays of the 1920s and Thirties, and perhaps the grandest of all was the Fox California Theatre in Stockton.

Along with much of downtown Stockton, the grand old lady is in the process of renovation. It's a \$5 million makeover that will return the Fox to its rightful place at the crown of city-center entertainment.

Laurie Montes of the City of Stockton is coordinating the effort, which will finish with the Fox California restored and upgraded to meet 21st Century public requirements.

"Just recently the seats were removed and sent down to LA for renovation," said Laurie. "And guess what? The low bidder is American Seating Company, the same firm that put in the seats in 1930. We expect a very accurate renovation."

Seats are for sale (you can have your name put on one) to folks interested in helping with the cost.

Now the interior is mostly empty, down to the frame. A new screen and a brand new sound system will be included, as well as stunning art work in the entry and the rotunda floor.

When the Fox California returns, with an expected completion date in 2004, it will be a public performance palace for many venues: live performances, movies, classic movies, private parties and special lectures, to name a few.

"We want to bring people downtown and show them what a fine place it can be," said Laurie.

But the new Fox will have some serious, and welcome, competition just around the block. Ground was broken January 21 on a huge new 16-screen cineplex that is expected to bring more than a million people to downtown each year.

Stockton City Manager Mark Lewis has committed to turning downtown Stockton into the "entertainment center" of the Valley within five years.

At a Downtown Forum last fall, he cited more than \$150 million in public and private projects in the downtown area. The new theater, the Fox California and the renovation of the old Hotel Stockton—also now underway—will be cornerstones of the effort.

Built by Atlas Development of Stockton, the cineplex will be operated by leaseholder Signature Theaters. At 68,000 square feet of cinema extravaganza and an additional 18,000 square feet of retail space, the new building will be a large anchor in the city's plans for a new downtown Stockton.



Graphic: Uesugi & Associates, Architect
Project: City of Stockton Redevelopment Agency
Atlas Development

More than a million people will be attracted downtown each year by Stockton's new cineplex.

A closer look...



A facelift for Advantage Stockton:

The City's online tool

that finds available commercial property and demographic data—**Advantage Stockton**—will have a new look beginning in February. The following modifications were made:

- There are new templates and directions on how to navigate the program.
- Selection boxes run queries separately for properties that are for sale and/or lease.
- Stockton's General Plan was added as a new layer.
- There's a brief survey for brokers to complete when property is being removed from the site.

Between April and December 2002, nearly 17,000 people logged onto the site. Stockton's commercial real estate brokers are regularly entering new property and updating existing property, which is critical to maintain the integrity of the database. Advantage Stockton currently lists more than 200 commercial properties.

For information on adding your available commercial property to this dynamic program, phone Janice Souza at 209.937-8862.

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